

**MICHELE GUYTON**  
*Legislative District 42B*  
Baltimore County

Environment and Transportation  
Committee



The Maryland House of Delegates  
6 Bladen Street, Room 304  
Annapolis, Maryland 21401  
410-841-3793 · 301-858-3793  
800-492-7122 Ext. 3793  
[Michele.Guyton@house.state.md.us](mailto:Michele.Guyton@house.state.md.us)

**THE MARYLAND HOUSE OF DELEGATES**  
**ANNAPOLIS, MARYLAND 21401**

February 18, 2025

**Favorable**  
**HB 911 – Real Property – Landlord and Tenant – Family Child Care Homes**

Dear Chair Korman and Members of the Environment and Transportation Committee,

Thank you for your consideration of HB 911 which contributes a solution for several of our state's most pressing problems, accessibility to high quality child, care and limited opportunities for upward mobility and economic health in our communities. One of the primary barriers to starting licensed family child care programs is that landlords regularly prohibit it. We already know that our Maryland families are struggling to find appropriate child care and that this has direct effects on the children and families who have to "make-do" with unlicensed/unregulated spots and keeps families, particularly women, out of the workforce and in poverty. HB 911 prohibits landlords from banning the operation of small, licensed family child care homes in their properties. These homes must be regulated and licensed by the MSDE Office of Childcare and must abide by all square footage and inspection requirements of the department. Landlords may collect an extra month of deposit, they must receive significant notice, and they are allowed to conduct their own inspections of the properties as well. Small multifamily properties which are occupied by the landlord are exempted from this legislation. This is priority legislation of the Women's Caucus.

I request a favorable report on HB911.

Thank you,

A handwritten signature in cursive script that reads "Delegate Michele Guyton".

Delegate Michele Guyton